



# **CITY OF MILPITAS PLANNING COMMISSION MEETING AGENDA**

**November 13, 2019 7:00 PM**

**CITY HALL COUNCIL CHAMBERS  
455 E. CALAVERAS BLVD., MILPITAS, CA 95035**

## **I. CALL MEETING TO ORDER**

## **II. PLEDGE OF ALLEGIANCE (Commissioner Chuan)**

## **III. ROLL CALL**

## **IV. CONFLICT OF INTEREST DECLARATION**

## **V. APPROVAL OF THE AGENDA**

By motion, approve the meeting agenda for November 13, 2019.

## **VI. ANNOUNCEMENTS**

**VI-1** Planning Commissioners

**VI-2** Planning Director

## **VII. PUBLIC FORUM**

Members of the audience may address the Planning Commission on any subject not on tonight's agenda. Speakers must come to the podium and state their name and address for the record. Please limit remarks to no more than three minutes. As an unagendized item, no response is required of the City staff or the Commission; however, the Commission may agendize the item for a future meeting.

## **VIII. APPROVAL OF MINUTES**

By motion, approve the regular meeting minutes of October 23.

## **IX. PUBLIC HEARING**

### **IX-1 NEW CARWASH – 554 SOUTH MAIN STREET – P-SD18-0010 and P-UA18-0020 –**

A request for a Site Development Permit and Conditional Use Permit Amendment to allow demolition of an existing manual car wash and development of a new 3,189-square foot fully automatic car wash with an adjacent 2,301-square foot canopy area on a 0.46-acre site in the Mixed-Use (MXD) Zoning District. The project is categorically exempt from environmental review under the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15303(c) (New Construction of Small Structures) and, as separate and independent basis, CEQA Guidelines Section 15183 (Projects Consistent with a Community Plan, General Plan, or Zoning). Project Planner: Rozalynne Thompson, (408) 586-3278, [rthompson@ci.milpitas.ca.gov](mailto:rthompson@ci.milpitas.ca.gov)

***Recommendation: Staff recommends that the Planning Commission adopt Resolution No. 19-034 approving Site Development Permit P-SD18-0010 and Conditional Use Permit Amendment No. P-UA18-0010, subject to the attached Conditions of Approval.***

**IX-2 LA QUINTA HOTEL – 1000 JACKLIN ROAD – P-SD18-0012, P-UP19-0012, P-EA18-0002** - Site Development Permit, Conditional Use Permit, and Environmental Assessment to allow development of a 122-room hotel, up to 73 feet in height (five stories), with a meeting room, lounge area, office space, fitness center, and indoor pool and spa as well as a single level of underground parking and a shared parking agreement with the adjacent office uses, and the relocation of telecommunication antennas and equipment to the rooftop of the building on a 1.14-acre site in the Highway Services (HS) Zoning District. The proposed action includes consideration of an Initial Study/Mitigated Negative Declaration (IS/MND) in accordance with the requirements for the California Environmental Quality Act (CEQA). Project Planner: Lillian Hua, (408) 586-3073, [lhua@ci.milpitas.ca.gov](mailto:lhua@ci.milpitas.ca.gov)

***Recommendation: Staff recommends the Planning Commission continue the item to a date certain being December 11, 2019.***

## **X. NEW BUSINESS**

### **NO ITEMS**

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Any person aggrieved by any final decision of any, board, commission, or department head to the City of Milpitas may appeal the decision to the City Council by filing written notice of the appeal with the City Clerk within 12 calendar days of the date of said decision and paying the required fee. This time limit shall be strictly enforced.

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## **XI. ADJOURNMENT**

### **KNOW YOUR RIGHTS UNDER THE OPEN GOVERNMENT ORDINANCE**

Government's duty is to serve the public, reaching its decisions in full view of the public.

Commissions, boards, councils and other agencies of the City exist to conduct the people's business.

This ordinance assures that deliberations are conducted before the people and the

City operations are open to the people's review.

Materials related to an item on this agenda submitted to the Planning Commission after initial distribution of the agenda packet are available for public inspection at the Planning Department office at Milpitas City Hall, 455 E. Calaveras Blvd., Milpitas, during normal business hours.

For more information on your rights under the Open Government Ordinance or to report a violation of the ordinance, contact the City Attorney's office at Milpitas City Hall 455 E. Calaveras Blvd., Milpitas, CA 95035 Phone 408-586-3040

*The Open Government Ordinance is codified in the Milpitas Municipal Code as Title I Chapter 310 and is available online at the City's website [www.ci.milpitas.ca.gov](http://www.ci.milpitas.ca.gov) by selecting the Milpitas Municipal Code link.*

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